

MINUTE ITEM

5/26/66

27. PROPOSAL OF THE CITY OF LONG BEACH TO EXPEND TIDELAND OIL REVENUES FOR THE CONSTRUCTION OF BELMONT PLAZA BEACH CENTER - L.B.W.O. 10,217.

After consideration of Calendar Item 1 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE COMMISSION DETERMINES THAT THE EXPENDITURES PROPOSED IN LETTER DATED APRIL 7, 1966, AS REVISED TO A TOTAL OF APPROXIMATELY \$2,765,210 BY THE CITY OF LONG BEACH FROM ITS SHARE OF OIL REVENUES FOR THE CONSTRUCTION OF BELMONT PLAZA BEACH CENTER ON AND ADJACENT TO THE TIDELANDS, AS SHOWN ON EXHIBIT "A" ATTACHED, IS IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 138/64, 1ST E.S., SAID DETERMINATION TO BE SUBJECT TO THE CONDITION, HOWEVER, THAT THE WORK CONFORM IN ESSENTIAL DETAILS TO THE PLANS AND BACKGROUND MATERIAL HERETOFORE SUBMITTED.

Attachment

Calendar Item 1 (4 pages)

## 1.

## PROPOSAL OF THE CITY OF LONG BEACH TO EXPEND TIDELAND OIL REVENUES FOR THE CONSTRUCTION OF BELMONT PLAZA BEACH CENTER - L.B.W.O. 10,217.

On October 21, 1965, the Commission made determination that the proposed expenditure by the City of Long Beach of approximately \$1,403,700 from its share of tideland oil revenues for construction of the Belmont Plaza Beach Center on or adjacent to the tidelands is in accordance with the provisions of Chapter 138/64, 1st E.S., said determination being subject to the condition that the work conform in essential details to the plans and background material previously submitted.

In letter to the Commission dated April 7, 1966, the City Attorney states that the plans have been revised in order to make the swimming area a year-round facility. The total estimated cost has been increased to \$2,765,210. Major changes from the original plan include a clear-span building to cover the swimming pool. The building will be 145 feet wide, 220 feet long, with roof clearance above pool deck of 42 feet to provide adequate height for use of the ten-meter platform diving complex. After review of the background material submitted, it is the opinion of the staff that the cost estimates are reasonable. Refer to Exhibits "A", "B", "C", "D", "E" and "F" for cost estimates, descriptions, and changes in the revised planning.

IT IS RECOMMENDED THAT THE COMMISSION DETERMINE THAT THE EXPENDITURES PROPOSED IN LETTER DATED APRIL 7, 1966, AS REVISED TO A TOTAL OF APPROXIMATELY \$2,765,210 BY THE CITY OF LONG BEACH FROM ITS SHARE OF OIL REVENUES FOR THE CONSTRUCTION OF BELMONT PLAZA BEACH CENTER ON AND ADJACENT TO THE TIDELANDS, AS SHOWN ON EXHIBIT "A" ATTACHED, IS IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 138/64, 1ST E.S., SAID DETERMINATION TO BE SUBJECT TO THE CONDITION, HOWEVER, THAT THE WORK CONFORM IN ESSENTIAL DETAILS TO THE PLANS AND BACKGROUND MATERIAL HERETOFORE SUBMITTED.

Attachment

Exhibit "A"

EXHIBIT "A"

## BELMONT PLAZA BEACH CENTER

(Breakdown of Consultant's Costs)

1. Locker Building  
(11,400 sq. ft.)

Architectural	\$110,000.00
Structural	66,500.00
Piling	8,000.00
Heating and Ventilation	20,350.00
Plumbing	35,860.00
Electrical	<u>13,350.00</u>

Subtotal

\$254,060.00

2. Community Building  
(16,800 sq. ft. + 3,500 sq. ft. ramp)

Architectural	\$ 95,380.00
Structural	94,500.00
Piling	10,000.00
Heating and Ventilation	17,600.00
Plumbing	30,250.00
Electrical	37,720.00
Kitchen Equipment	<u>73,700.00</u>

Subtotal

\$359,150.00

3. Pool Building  
(33,000 sq. ft.)

Architectural	\$144,760.00
Structural	341,700.00
Piling	25,000.00
Heating and Ventilation	80,000.00
Plumbing	9,460.00
Electrical	<u>19,180.00</u>

Subtotal

\$620,100.00

EXHIBIT "A" (CONTD.)

4. Maintenance Building  
(3,600 sq. ft. -- Bldg. and Yard)

Architectural	\$ 27,170.00
Structural	31,000.00
Heating and Ventilation	4,180.00
Plumbing	15,070.00
Electrical	<u>7,150.00</u>

Subtotal \$ 84,600.00

5. Swimming Pool

Pool including Deck	\$126,500.00
Pool Mechanical Equipment	158,400.00
Electrical	<u>3,100.00</u>

Subtotal \$ 288,000.00

\$1,605,910.00

6. Site Development

Demolition of Existing Bldg.	\$ 3,300.00
Landscaping and Top Soil Fill	68,000.00
Parking Lots	70,000.00
Retaining and Cutoff Walls	103,000.00
Imported Fill (43,000 c.y. at \$3.00)	130,000.00
Sidewalks and Raised Planters	33,000.00
Area Lighting	30,000.00
Utilities	<u>20,000.00</u>

Subtotal \$ 457,300.00

TOTAL \$1,206,210.00

EXHIBIT "A" (CONTD.)

Total Buildings and Pool \$1,605,910.00

Total Site Development 157,300.00

Total \$2,063,210.00

4.0% Escalation 82,000.00

Architectural Fee 165,500.00

Right of Way 150,000.00

Contingencies 92,500.00

Engineering 20,000.00

Total \$2,573,210.00

Additional Equipment Cost  
(Per Recreation Dept.)

Swimming Pool (Plus Delivery & Install) \$ 68,000.00

Furnishings (Plus Delivery & Install) 8,000.00

Subtotal \$ 76,000.00

Recommended Architectural Additions

Accustics in Pool Building \$ 66,000.00

Sliding Skylights 50,000.00

Subtotal \$ 116,000.00

TOTAL \$2,765,210.00

Architectural Fee

Original Preliminary Plans \$ 7,500.00

7.2% of Construction Cost (\$2,179,210) \$ 158,000.00 (Max.)

\$ 145,000.00 (Min.)

New Time Schedule--

Preliminary 60 Days

Working Drawings 150 Days